

CITY OF FORT LAUDERDALE

Downtown Development Projects

Updated March 2017

In Review

Residential Units - 2,276
Retail Square Ft. - 142,127
Office Square Ft. - 406,958
Hotel Rooms - 199

Approved

Residential Units - 5,626
Retail Square Ft. - 136,034
Office Square Ft. - 362,130
Hotel Rooms - 560

Under Construction

Residential Units - 1,306
Retail Square Ft. - 115,264
Office Square Ft. - 43,425
Hotel Units - 108

Total Development (Built and Approved Projects)

Residential Units 14,362
Commercial Square Ft 2,686,575
Office Square Ft 4,155,380
Hotel Rooms 1,241

Completed since 2012

Residential Units - 1,965
Retail Square Ft. - 39,175
Office Square Ft. - 1,540,380

30. URBAN @ Flagler

401 NE 3rd Avenue
33 Story residential, 217 residential units,
3,200 SF restaurant
Developer: Third Avenue Dev LLC



54. 488 Residences

444 SW 1st Avenue
38 Story residential, 362 residential units,
6,200 SF retail
Developer: SWFLB LLC



51. Riverfront (Phase I)

330 SW 1st Avenue
E Tower 46 stories, W Tower 42 stories
1,214 residential units
9 Story hotel, 137 rooms
Developer: Las Olas Riverfront, L.P.



29. Quantum at Flagler Village

701 N. Federal Highway
15 Story residential, 328 residential units
9 Story hotel, 137 rooms
7,572 sf retail
\$87.3 million construction value
Developer: F.V. Land Trust



48. The Residences of Las Olas

200 E. Las Olas Blvd.
42 Stories, 419 residential units,
4,450 sf retail
Construction value: \$150,000,000
Developer: TRESH 200 E LAS OLAS
HOLDCO, LLC.



35. All Aboard Florida - Parking Facility

155 NW 3 Avenue
7 Story parking facility
1,582 SF retail
Developer: All Aboard Florida



37. 100 Las Olas

100 E. Las Olas Boulevard
46 Story residential and hotel
120 residential units, 228 hotel
rooms
6,983 sf retail
\$200 million construction
value
Developer: KG Las Olas
Trustee, LLC



1. Village Place

700 NE 4th Avenue
6 Story residential, 112 residential units
\$20 million construction value
Developer: The Housing Trust Group



16. One West Las Olas

1 W. Las Olas Boulevard
7 Story office building
1,827 sf retail, 29,190 sf office
\$5 million construction value
Developer: One West LOA, LLC



40. Las Olas Townhomes

620 NE 2 Street
3 Story residential, 7 residential units
Developer: Cedar Lofts Alliance LLC



55. Apache Lofts

401 NW 1 Avenue
7 Story residential, 33 residential units.
Developer: HOOPER
CONSTRUCTION, INC.



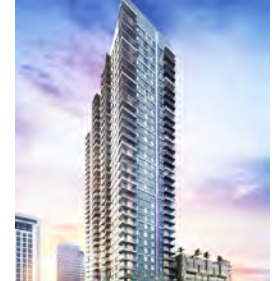
34. Morgan on 3rd Avenue

400 NE 3 Avenue
7 Story residential, 357 residential units
4,292 SF retail
\$75 million construction value
Developer: 441 Developers Putnam Realty



41. New River Central

100 SW 6th Street
35 stories, 408 residential units
5,697 s.f. of retail
Developer: New River Central, LLC



44. Flagler 626

626 NE 1st Ave
12 stories, 90 residential units
3 Story residential, 292 residential units
\$18.5 million construction value
Developer: BRYL Development LLC



27. Tribute/Element Hotel

299 N. Federal Highway
24 Story hotel, 323 residential units
10,897 sf retail
Developer: 299 N. Fed Master LLC



28. ORA

673 NE 3rd Avenue
6 Story residential, 292 residential units
Developer: Fairfield



2. The Manor, Flagler Village

525 NE 5th Avenue
7 Story residential, 382 residential units
24,750 sf retail
Developer: The Related Co.



10. Amaray Las Olas

215 SE 8th Avenue
30 Story residential, 262 residential units
2,500 sf retail
\$62 million construction value
Developer: The Rockefeller Group



50. Flagler Storage

125 NW 4th St.
8,942 s.f. of self storage
\$5 million construction value
Developer: Fourth Street LLC



56. Archo Metropolitan

500 N Andrews Ave
30 Story Mixed Use Multifamily Residential,
385 residential units, 14,717 SF retail,
12,039 SF restaurant
Developer: BR Archo Flagler Village LLC



7. Marina Lofts

400 SW 3rd Avenue
Three 25 Story residential towers,
900 residential units, 19,200 sf retail
\$250 million construction value
Developer: Cymbal Development



45. 4 West Las Olas

4 W Las Olas
25 Story residential, 260 residential units
3,195 SF retail
Developer: One River Plaza Co.



32. Flagler Townhomes

645 NE 4 Avenue
3 Story residential, 5 residential units.
\$1.88 million construction value
Developer: 645 Art Lofts, LLC



24. New Restaurant/Bar

301-307 SW 2 Street
10,430 sf restaurant/bar
\$3 million construction value
Developer: 301 Second Corporation



33. 788 East Las Olas

788 E. Las Olas Boulevard
18,142 sf retail, 16,287 sf office,
Developer: Las Olas Company Inc.



3. The Edge at Flagler Village

495 N. Federal Highway
7 Story residential, 327 residential units
\$70 million construction value
Developer: The Morgan Group



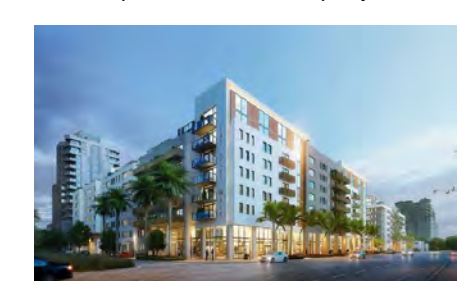
12. Broward County Courthouse

100 SE 6th Street
741,000 sf office space
\$213 million construction value
LEED Silver Certification



52. Las Olas Walk

116 S Federal Hwy
S Tower 8 stories and N Tower 7 stories,
456 residential units
Developer: Las Olas Company Inc.



57. FAT City

300 N Andrews Ave
30 Story Mixed Use Multifamily Residential,
626 residential units, 96,002 SF retail,
406,958 SF office
Developer: NEWJAG LLC



42. Flagler Village Hotel

315 SW 1st Avenue
18 stories, 195 rooms
2,227 s.f. of retail
Developer: 315 Flagler, LP



49. 790 East Broward

790 E Broward Blvd.
25 stories, 329 residential units
6,871 s.f. of retail
Developer: Greystar GP II, LLC



18. 105 North

105 N. Federal Highway
42 Story residential, 272 residential units
45,935 sf retail
\$4.1 million construction value
Developer: HappyLand FL, LLC



9. Fairfield Inn

30 S. Federal Highway
9 Story, 100 hotel rooms
Developer: LM Hotels, LLC



6. Broward Center For The Arts Expansion

201 SW 5th Avenue
12,000 sf event pavilion, 27,360 sf
educational wing, \$60 million
construction value
Destination Restaurant on Riverwalk



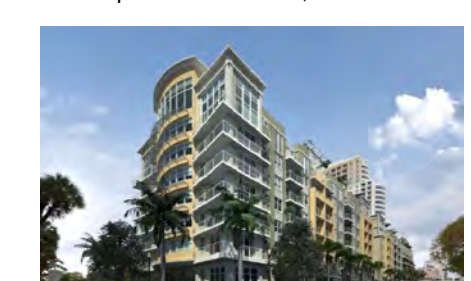
26. Wisdom Village Crossing

614 N. Andrews Avenue
9 Story residential, 105 residential units
\$20.26 million construction value
Developer: Turnstone Dev Corp



46. New River Yacht Club III

416 SW 1st Avenue
8 story, 190 residential units
1,800 s.f. retail/restaurant
Construction value: \$26,000,000
Developer: New River III, LLC



19. New River Yacht Club West

401 SW 1 Avenue
36 Story residential, 349 residential units
6,388 sf retail
\$37 million construction value
Developer: Related



31. Justice Building Restaurants

524 S. Andrews Avenue
7 Story building
10,030 SF restaurant/retail, 62,250 SF office
Developer: Blackhawk Properties



21. Icon Las Olas

500 E. Las Olas Boulevard
42 Story residential, 272 residential units
Developer: Related



4. One20fourth

120 NE 4th Street
2 buildings, 25 & 14 stories, 396 residential
units
2,100 sf retail
Developer: Ellis Diversified



8. New River Yacht Club

400 SW 1st Avenue
26 Story residential, 248 residential units
4,400 sf retail
\$36 million construction value
Developer: Related



13. The Queue

20 SE 8th Street
7 Story residential, 202 residential units
\$20 million construction value
Developer: Hooper-Petrillo



47. Aloft Hotel

313 NE 2nd Street
12 Stories, 199 hotel rooms,
6,208 sf retail
Construction value: \$24,000,000
Developer: FEDEQ DV003 LLC



20. Pineapple House

501 NE 3 Avenue
7 Story residential, 92 residential units,
88 social service units.
11,897 sf retail
\$50 million construction value
Developer: Phillips Development Company



39. 1st Avenue Residences

411 NE 2nd Street
30 Story residential, 398 residential units
2,200 sf retail
Developer: SWFA, LLC



23. 500 Federal - North & 400 Federal - South

400 and 500 N. Federal Highway
3 Stories, 18,025 sf retail, 9,000 sf restaurant,
27,136 sf office, 5 Story parking garage.
\$9.5 million construction value
Developer: Gaddis Capital Corporation



36. Sistrunk Townhouses

103 NE 6 Street
3 Story residential, 24 residential units
\$4.5 million construction value
Developer: FLL Land Holdings LLC



11. VU New River

510 SE 5th Street
16 Story residential, 215 residential units
3 Story residential, 24 residential units
\$68 million construction value
Developer: A.L. Ventures



53. 550 Building - Parking Garage

500 South Andrews Avenue
4 stories parking garage
14,000 s.f. retail
Developer: Blackhawk Properties
and Investment



22. 111 Broward

121 E. Broward Boulevard
30 Stories, 228 hotel rooms,
9,315 sf retail, 299,880 sf office.
Dev: Groupe Pacific



5. The Rise

411 NE 2nd Street
30 Story residential, 398 residential units
2,200 sf retail
Developer: Encore Housing
Opportunity Fund



25. All Aboard Florida Rail Station

101 NW 2 Avenue
30,276 sf rail station
\$20 million construction value
Developer: FL East Coast Industries, LLC



43. Alta Flagler Village

421 NE 6th Street
12 stories, 212 residential units
2,600 s.f. of retail
Developer: ALTA Flagler Village, LLC



14. Pinnacle At Tarpon River

224 SE 8th Street
10 Story residential, 112 residential units
3,320 sf retail
\$30.5 million construction value
Developer: Pinnacle Group

